

**AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
SOUTH HAVEN RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer of South Haven Residential Community, Inc. and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

This certificate amends, restates and replaces in its entirety that certain Management Certificate of South Haven Residential Community, Inc., recorded as Document No. 201900184958, in the Official Public Records of Dallas County, Texas.

1. The name of the subdivision: South Haven.
2. The name of the association: South Haven Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: Lots 1 through 43, Block A; Lots 1 through 5, Block B; Lots 1 through 29, Block C; Lots 1 through 20, Block D; Lots 1 through 35, Block E; Lots 1 through 38, Block F; Lots 1 through 25, Block G; and Lots 1 through 8, Block H, South Haven Addition, a subdivision in the City of Irving, Dallas County, Texas, according to the plat recorded under Document No. 2018-20024 of the Official Public Records of Dallas County, Texas.
4. The recording data for the declaration with any amendments and/or supplements to the declaration: The recording data for the declaration and any amendments and supplements thereto, are particularly described on Attachment 1 attached hereto and incorporated herein by reference.
5. The name and mailing address of the association South Haven Residential Community, Inc., c/o Neighborhood Management, Inc., 1024 S. Greenville Ave., Suite 230, Allen, Texas 75002.
6. The name, mailing address, telephone number, and email address of the person managing the association:

Name:	Neighborhood Management, Inc.
Attn.:	_____
Mailing Address:	1024 S. Greenville Ave., Suite 230, Allen, Texas 75002
Telephone Number:	972-359-1548
Email Address:	managementcertificate@nmitx.com
7. Website to access the association's dedicatory instruments:
<https://neighborhoodmanagement.com>
8. Amount and description of fees related to property transfer in the subdivision: The association fees are in the following amounts:

Working Capital Assessment - \$150.00

Transfer Fee - \$250.00

Resale Certificate Fee - \$350.00 + \$25.00 Homewise Fee

Refinance Fee - \$150.00

Rush Fee - \$75.00

Resale Certificate Fee Update – Free up to 14 days. Updates from 14 to 180 days - \$100.00 plus \$5.00 Homewise Fee

The association fees cover all costs that the association incurs related to a property transfer in the subdivision.

EXECUTED to be effective on the date this instrument is Recorded.

[SIGNATURE PAGE FOLLOWS]

SOUTH HAVEN RESIDENTIAL COMMUNITY, INC., a
Texas nonprofit corporation

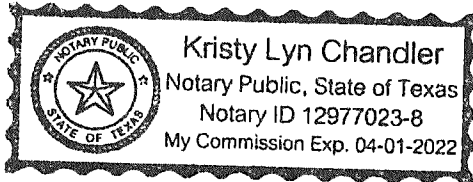
By: 38
Bobby Samuel, Vice President

STATE OF TEXAS §

COUNTY OF Collin §

This instrument was acknowledged before me this 15 day of August, 2021 by Bobby Samuel, Vice President of South Haven Residential Community, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

[SEAL]



Kristy Lyn Chandler
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
WINSTEAD PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
rburton@winstead.com

ATTACHMENT 1

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Declaration of Covenants, Conditions and Restrictions for South Haven, recorded as Document No. 201900181491, Official Public Records of Dallas County, Texas.
2. South Haven Adoption of Working Capital Assessment, recorded as Document No. 201900184956, Official Public Records of Dallas County, Texas.
3. South Haven Community Manual, recorded as Document No. 201900184957, Official Public Records of Dallas County, Texas.
4. South Haven First Supplement to Community Manual, recorded as Document No. 202100260446, Official Public Records of Dallas County, Texas.

ATTACHMENT 1

SOUTH HAVEN RESIDENTIAL COMMUNITY, INC.
AMENDED AND RESTATED MANAGEMENT CERTIFICATE

**Dallas County
John F. Warren
Dallas County Clerk**

Instrument Number: 202100270225

eRecording - Real Property

Recorded On: September 09, 2021 02:37 PM

Number of Pages: 5

" Examined and Charged as Follows: "

Total Recording: \$38.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 202100270225
Receipt Number: 20210909001041
Recorded Date/Time: September 09, 2021 02:37 PM
User: Kevin T
Station: CC15

Record and Return To:

Simplifile



**STATE OF TEXAS
COUNTY OF DALLAS**

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Dallas County, Texas.

John F. Warren
Dallas County Clerk
Dallas County, TX

A handwritten signature in black ink, appearing to be "JFW", is written over a horizontal line.